United States Environmental Protection Agency

EPA Issues Proposed Plan to Protect Residents near the Riverside Industrial Park Superfund Site

Newark, New Jersey

Community Update **July 2020**

Public Participation is essential to the success of EPA's community involvement program. If you have any questions, please contact:

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For more information on the site or to review the Proposed Plan, visit:

[HYPERLINK]

Upcoming Activities

The U.S. Environmental Protection Agency (EPA) recently proposed a plan that addresses contaminated soil, soil gas, sewer water, and groundwater present at the Riverside Industrial Park Superfund Site (sSite or Riverside Industrial Park). As part of its plan, and based upon an evaluation of the various alternatives, EPA, in consultation with NJDEP, recommends the following alternatives:

The selected alternatives are seperated into five media for this site.

- Waste: Removal and Off-Site Disposal. This alternative consists of transferring waste from underground storage tanks (USTs), contaminated soil around the USTs, and various wastes found across the site into appropriate containers or transport vehicles for off-site treatment and/or disposal.
- Sewer Water: Removal and Off-Site Disposal. This alternative consists of transferring the contaminated sewer water from the inactive sewer line into appropriate containers or transport vehicles for off-site treatment and/or disposal along with proper closure of the line.
- Soil Gas: Institutional Controls, Air Monitoring or Engineering Controls (existing occupied buildings) and Site-Wide Engineering Controls (future buildings). This alternative consists of establishing or enhancing deed notices and/or CEAs site-wide to provide notice of certain restrictions upon the use of the property. An assessment of sub-slab soil gas and/or indoor air quality would be performed and, if needed, some means of protecting the future occupants from vapor intrusion risks/hazards would be installed. Buildings constructed in the future would include a vapor barrier or vapor intrusion mitigation system to protect future occupants in the building.
- Soil/Fill: Institutional Controls, Engineering Controls, Focused Removal with Off-Site Disposal of Lead, and NAPL Removal. For this alternative, deed notices would be recorded and fencing would be maintained/enhanced as appropriate across the site. The bulkhead would be reinforced or reconstructed and a cap will be place over contaminated areas. Furthermore, there would be a focused excavation and off-site disposal of lead-impacted soil/fill in the vicinity of Building #7.
- Groundwater: Institutional Controls, Pump and Treat, and Targeted Periodic In-Situ Remediation. This alternative consists of institutional controls to prevent potable use of the groundwater. Additionally, a pump and treat system combined with a targeted, periodic in-situ treatment will remove contaminant concentrations in the groundwater.

Commented [KS1]: These should be flushed out a little more

Past Activities

It was a reported oil spill into the Passaic River from a pipe at the Site in October 2009 that initially brought EPA to the Site. EPA responded with NJDEP to the spill and traced the source to two basement tanks located in a vacant building on Lot 64. Analysis of the contents of the tanks revealed the presence of several hazardous

substances. EPA initiated an emergency removal action to stop the discharge and secure the source. Further EPA investigation of Lots 63 and 64 led to the discovery of several underground storage tanks (USTs), numerous aboveground storage tanks (ASTs), and various other wastes. In between 2011 and 2014, EPA performed a removal action to address the conditions on Lots 63 and 64. EPA's Removal Action activities included: removal of the liquids from the basements of the vacant buildings; investigation of the USTs with removal of two of them; investigation and disposal of the ASTs, drums and smaller containers; and soil, groundwater and waste sampling. ~~In 2009, oily material spilled into the Passaic River from a pipe on the Riverside Industrial Park property. EPA investigated and discovered that chemicals including benzene, mercury, chromium, and arsenic were improperly stored at the site. In assessing the site adjacent to the discharge source, EPA discovered multiple potentially immediate threats to human health and the environment, including numerous storage tanks, both above and below ground, containing a variety of hazardous industrial wastes and solvents. EPA removed two underground tanks and most of the other containers in 2012. The two basement vaults containing hazardous liquid and sludge were emptied in 2014.~~

~~Sampling during those initial investigations revealed that soil, groundwater, and storage tanks at the site are contaminated with Volatile Organic Compounds (VOCs), Semivolatile organic compounds (SVOCs), metals, and Polychlorinated biphenyls (PCBs). Certain VOCs are probable human carcinogens and PCBs are potential cancer-causing chemicals that persist in the environment and can affect the immune, reproductive, nervous, and endocrine systems of people and animals.~~

After taking immediate action to protect human health and the environment and performing site investigations, Riverside Industrial Park was added to the National Priorities List in May 2013. In May 2014, EPA entered into a legal agreement with PPG Industries, Inc. (PPG), one of the 18 Potentially Responsible Parties identified at the site, to perform a Remedial Investigation/Feasibility Study (RI/FS).

Site Description

The Site is currently a 7.6-acre partially active industrial park known as the Riverside Industrial Park located in the North Ward community of the City of Newark, Essex County, New Jersey. Both Riverside Avenue and McCarter Highway border on the west along with a segment of railroad track adjacent to McCarter Highway. Currently, the central and northern portions of the Site contain active industrial/commercial businesses operating, while the south side of the Site contains mostly vacant buildings. The Passaic River borders the east side. Sections of steel, concrete, and wooden bulkhead provide a retaining wall along most of the Site adjacent to the Passaic River; however, the bulkhead has fallen into disrepair in some locations. ~~The Riverside Industrial Park site includes both current and former manufacturing and packaging facilities, some of which are vacant, at 29 Riverside Avenue in Newark, New Jersey. The 7-acre site is located in a mixed residential and commercial/heavy industrial area.~~

Site Background

The majority of the Site was reclaimed from the Passaic River with imported fill between 1892 to 1909. From 1902 to 1971, the property was used for paint, resins, linseed oil and varnish manufacturing by Patton Paint Company, which merged into the Paint and Varnish Division of Pittsburgh Plate Glass Company in 1920. Pittsburgh Plate Glass Company changed its name to PPG Industries, Inc. (PPG) in 1968. From the 1970s to the present day, the site was subdivided into fifteen lots and the property has been used by various companies for a variety of businesses which range from chemical packaging to chemical and cosmetics manufacturing. ~~Although this is currently an active industrial park, there are several abandoned portions of the property which are owned by the City of Newark through foreclosures.~~

Public Involvement

EPA will take public comment on its proposed plan until August 20, 2020. As part of the public comment period, EPA will hold a virtual public meeting on the proposed plan on August 13, 2020 at 7:00 p.m. To participate in the meeting via webinar, please visit EPA's website for more information: [HYPERLINK "http://www.epa.gov/superfund/riverside-industrial"]. To participate by telephone, please call into the conference line: (315) 565-xxxx, code number XXXX. Please register in advance of the meeting by visiting EVENTBRITE website or by emailing or calling Shereen Kandil at [HYPERLINK "mailto:kandil.shereen@epa.gov"] or 212-637-4333.

Anyone interested in receiving a hard copy of the proposed plan or the materials for the public meeting should contact Shereen Kandil by Thursday, August 13, 2020.

Verbal comments on the proposed plan may be provided during the virtual public meeting. Written comments on the proposed plan should be e-mailed or postmarked no later than August 20, 2020 to: [HYPERLINK "mailto:smeraldi.josh@"]epa.gov or Josh Smeraldi, Remedial Project Manager, U.S. Environmental Protection Agency, 290 Broadway, 19th Floor, New York, New York 10007-1866.